

City Council
Atlanta, Georgia

00- 0-1642

AN ORDINANCE
BY: ZONING COMMITTEE

U-00-36

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. Under the provisions of Section 16-06.005(1)(k) of the Zoning Ordinance of the City of Atlanta a Special Use Permit for a **Community Service Facility** is hereby approved. Said use is granted to **Carrie Steele Pitts Home, Inc.** and is to be located at **667 Fairburn Road, N.W.** to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lots **241 and 242** of the **14th** District, Fulton County, Georgia, being more particularly described by the attached legal description.

SECTION 2. That this amendment is approved under the provisions of Section 16-25.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Special Use Permits, Procedural Requirements," and the Director, Bureau of Buildings, shall issue a building permit only in compliance with the applicable provisions of this part. The applicable conditional site plan and any other conditions hereby imposed are enumerated by attachment. The Special Use Permit hereby approved does not authorize the violation of any zoning district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment.

SECTION 3. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

Exhibit "A"

Legal Description

TRACT I

All that tract or parcel of land lying and being in Land Lot 242, 14th District, Fulton County, Georgia, and being more particularly described as follows:

COMMENCE at the intersection of the right-of-way line of Fairburn Road (40 foot right-of-way) and Hardin Road (50 foot right-of-way); thence along the southerly right-of-way line of Fairburn Road South 89 degrees 15 minutes 50 seconds East a distance of 259.82 feet to a point, said point being the POINT OF BEGINNING;

Thence continuing along said southerly right-of-way line of Fairburn Road South 89 degrees 15 minutes 50 seconds East a distance of 278.43 feet to an iron pin found;

Thence continuing along said southerly right-of-way line of Fairburn Road North 89 degrees 40 minutes 10 seconds East a distance of 170.24 feet to an iron pin found;

Thence leaving said southerly right-of-way line of Fairburn Road South 00 degrees 49 minutes 54 seconds East a distance of 186.36 feet to an iron pin found;

Thence North 88 degrees 14 minutes 59 seconds West a distance of 499.58 feet to an iron pin found;

Thence North 00 degrees 39 minutes 44 seconds West a distance of 55.04 feet to a point;

Thence South 87 degrees 03 minutes 09 seconds East a distance of 50.10 feet;

Thence North 00 degrees 39 minutes 44 seconds West a distance of 121.23 feet to a point on the southerly right-of-way line of Fairburn Road, said point being the POINT OF BEGINNING.

Said Tract I contains approximately 1.915 acres.

TRACT II

All that tract or parcel of land lying and being in land Lot 241, 14th District, Fulton County, Georgia, and more particularly described as follows:

BEGINNING at an iron pin found at the intersection of the right-of-way line of Fairburn Road (40 foot right-of-way) and Hardin Road (50 foot right-of-way); thence along the easterly right-of-way line of Fairburn Road North 00 degrees 30 minutes 09 seconds East a distance of 78.64 feet to an iron pin found;

Thence North 00 degrees 54 minutes 05 seconds East a distance of 78.22 feet to an iron pin found;

Thence North 00 degrees 33 minutes 04 seconds East a distance of 209.57 feet to an iron pin found;

Thence North 00 degrees 03 minutes 48 seconds West a distance of 74.99 feet to a point;

Thence leaving said right-of way line North 84 degrees 15 minutes 48 seconds East a distance of 566.16 feet to a point;

Thence North 27 degrees 50 minutes 37 seconds East a distance of 317.69 feet to a point;

Thence South 17 degrees 32 minutes 37 seconds East a distance of 214.43 feet to a point;

Thence South 14 degrees 34 minutes 53 seconds East a distance of 477.63 feet to a point;

Thence South 54 degrees 31 minutes 57 seconds West a distance of 35.00 feet to an iron pin set;

Thence South 42 degrees 11 minutes 01 seconds East a distance of 160.00 feet to an iron pin set on the northerly right-of-way line of Harden Drive;

Thence North 88 degrees 54 minutes 37 seconds West a distance of 440.59 feet to an iron pin found;

Thence North 87 degrees 50 minutes 37 seconds West a distance of 299.41 feet to a point;

Thence North 00 degrees 21 minutes 33 seconds East a distance of 147.49 feet to an iron pin found;

Thence North 86 degrees 04 minutes 22 seconds West a distance of 70.05 feet to an iron pin found;

Thence South 00 degrees 21 minutes 07 seconds West a distance of 150.84 feet to an iron pin found;

Thence North 88 degrees 07 minutes 00 seconds West a distance of 169.87 feet to an iron pin found on the easterly right of way line of Fairburn Road, said point being the POINT OF BEGINNING.

Said Tract II contains approximately 10.326 acres.

Tract I and Tract II contain approximately 12,241 acres.